

076.0

0001

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

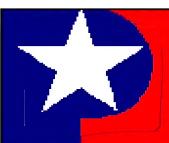
813,600 / 813,600

USE VALUE:

813,600 / 813,600

ASSESSED:

813,600 / 813,600


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
39		COLLEGE AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: MCCALLUM DOUGLAS E	
Owner 2: HEIDERMER LISA	
Owner 3:	

Street 1: 39 COLLEGE AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: JEFFERSON JOHN L & MARTHA -

Owner 2: TRUSTEES/J & M JEFFERSON TR -

Street 1: 18B PILGRIM DR

Twn/City: WESTFORD

St/Prov: MA Cntry

Postal: 01886

NARRATIVE DESCRIPTION

This parcel contains .232 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1955, having primarily Brick Veneer Exterior and 2326 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		10125	Sq. Ft.	Site			0	70.	0.71	12									506,629						506,600	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	10125.000	307,000		506,600	813,600		47862
							GIS Ref
							GIS Ref
							Insp Date
							11/07/18

PREVIOUS ASSESSMENT								Parcel ID	076.0-0001-0002.0		USER DEFINED	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	Prior Id # 1: 47862	
2022	101	FV	307,000	0	10,125.	506,600	813,600		Year end	12/23/2021	Prior Id # 2:	
2021	101	FV	295,200	0	10,125.	506,600	801,800		Year End Roll	12/10/2020	Prior Id # 3:	
2020	101	FV	295,000	0	10,125.	506,600	801,600		801,600 Year End Roll	12/18/2019	Prior Id # 1:	
2019	101	FV	236,600	0	10,125.	470,400	707,000	707,000	Year End Roll	1/3/2019	Prior Id # 2:	
2018	101	FV	236,600	0	10,125.	470,400	707,000	707,000	Year End Roll	12/20/2017	Prior Id # 3:	
2017	101	FV	236,600	0	10,125.	412,500	649,100	649,100	Year End Roll	1/3/2017	ASR Map:	
2016	101	FV	236,600	0	10,125.	376,300	612,900	612,900	Year End	1/4/2016	Fact Dist:	
2015	101	FV	235,400	0	10,125.	332,900	568,300	568,300	Year End Roll	12/11/2014	Reval Dist:	

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	PAT ACCT.	6311
JEFFERSON JOHN	74585-13	1	4/30/2020		902,000	No	No				
JEFFERSON JOHN	30463-534		7/27/1999	Convenience		1	No	No			
	11757-262		10/24/1969		34,100	No	No	N			

BUILDING PERMITS												ACTIVITY INFORMATION						
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name						
10/22/2015	1621	Manual	7,500						7/16/2019	Mail Update	JO	Jenny O						
4/27/2004	294	Re-Roof	6,900						11/7/2018	MEAS&NOTICE	BS	Barbara S						
									12/15/2008	Meas/Inspect	294	PATRIOT						
									3/10/2005	Permit Visit	BR	B Rossignol						
									10/13/1999	Meas/Inspect	266	PATRIOT						
									7/27/1993		AJS							

Sign: VERIFICATION OF VISIT NOT DATA / / /

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 19 - Ranch	1	Rating: Average		Full Bath: 1	A Bath:	Rating:		3/4 Bath: 1	Rating: Average												
Sty Ht: 1 - 1 Story				A 3QBth:	Rating:			1/2 Bath:	Rating:												
(Liv) Units: 1	Total: 1			A HBth:	Rating:			OthrFix:	Rating:												
Foundation: 1 - Concrete																					
Frame: 1 - Wood																					
Prime Wall: 8 - Brick Veneer																					
Sec Wall: 4 - Vinyl	5%																				
Roof Struct: 1 - Gable																					
Roof Cover: 1 - Asphalt Shgl																					
Color: BRICK																					
View / Desir:																					
GENERAL INFORMATION				OTHER FEATURES				RESIDENTIAL GRID													
Grade: C - Average				Kits: 1	Rating: Average			1st Res Grid	Desc: Line 1	# Units 1											
Year Blt: 1955	Eff Yr Blt:			A Kits:	Rating:			Level	FY LR DR D K FR RR BR FB HB L O												
Alt LUC:	Alt %:			Fpl: 1	Rating: Average			Other													
Jurisdict:	Fact: .			WSFlue:	Rating:			Upper													
Const Mod:								Lvl 2													
Lump Sum Adj:								Lvl 1													
								Lower													
INTERIOR INFORMATION				CONDOS INFORMATION				Totals	RMs: 6	BRs: 3	Baths: 1	HB									
Avg Ht/FL: STD				Location:																	
Prim Int Wal 1 - Drywall				Total Units:																	
Sec Int Wall:	%			Floor:																	
Partition: T - Typical				% Own:																	
Prim Floors: 3 - Hardwood				Name:																	
Sec Floors: 6 - Ceramic Tile	25%																				
Bsmnt Flr: 4 - Carpet																					
Subfloor:																					
Bsmnt Gar: 1																					
Electric: 3 - Typical																					
Insulation: 2 - Typical																					
Int vs Ext: S																					
Heat Fuel: 2 - Gas																					
Heat Type: 3 - Forced H/W																					
# Heat Sys: 1																					
% Heated: 100	% AC: 100																				
Solar HW: NO	Central Vac: NO																				
% Com Wal	% Sprinkled																				
MOBILE HOME				Make:		Model:		Serial #:		Year:		Color:									
SPEC FEATURES/YARD ITEMS				PARCEL ID 076-0-0001-0002.0										IMAGE							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value	AssessPro Patriot Properties, Inc			
More: N				Total Yard Items:				Total Special Features:				Total:									